

POOL SUBMITTAL GUIDE



Where Quality Is A Lifestyle

Permits and Inspections Department

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POOL SUBMITTAL GUIDE

The following is an outline of the requirements for a **pool** submittal. This list is for reference purposes only and may not include all items needed to complete the plans examination process. Complete and accurate submittals help expedite the plan review process. Attention to the completeness and accuracy of information at the beginning of the process generally leads to fewer delays and requests for revisions from county staff. Please use the following guidelines to assure that your application includes all of the information necessary for a timely review of your plans.

SWIMMING POOLS DEFINED

Any structure intended for swimming or recreational bathing that contains water over 24" deep. This includes in-ground, above ground and on-ground swimming pools, hot tubs and spas.

SUBMITTAL CHECKLIST (NOT LOCATED IN A SUBDIVISION)

- _____ Plans and Supporting Construction Documents (Electrical calculations, barrier specifications)
- _____ Permit Application.
- _____ Original Affidavits for Electrical, Mechanical, Fuel Gas and Plumbing as applicable.
- _____ Recorded Property Deed (obtain through Superior Court).
- _____ Recorded Plat that matches recorded deed (obtain through Superior Court) and completed in accordance with "Plat Requirements for Permit Applications."
- _____ Environmental Health must indicate septic tank, field, and replacement filed locations on the Recorded Plat from above.

SUBMITTAL CHECKLIST (LOCATED IN A SUBDIVISION)

- _____ Plans and Supporting Construction Documents.
- _____ Permit Application.
- _____ Original Affidavits for Electrical, Mechanical (including fuel gas), and Plumbing as applicable.
- _____ Recorded Property Deed (obtain through Superior Court).
- _____ Completed Permit Application and Affidavits for Electrical, Mechanical (including gas), and Plumbing as applicable.
- _____ Final Plat of lot completed in accordance with "Plat Requirements for Permit Applications."
- _____ Environmental Health must indicate septic tank, field, and replacement filed locations on the Recorded Plat from above.

GENERAL REQUIREMENTS FOR SUBMITTAL

- One (1) complete set of plans and supporting construction documents is required for residential pools. Commercial pools required two (2) complete sets of plans and supporting construction documents.
- All pages of the plans shall be on the same size paper. The minimum size of plans allowable is 11" x 17". Plans shall be firmly bound on one edge. Plans must be legible and clear for electronic imaging. All plans and details are to be drawn to a minimum 1/8" scale.
- All construction documents must show in detail that the proposed work will be in accordance with the construction codes.

PLAN REQUIREMENTS (Residential)

- **Key plan/site plan** fully dimensioned and indicating property lines, any existing construction, overhead/underground utilities, retaining walls, new pool, access barrier, pool equipment (including fuel source).
- **Barrier details** – Include all barrier specifications/details and locations.
- **Retaining walls** – Location of any new retaining walls noted on plans including height, length and any surcharge supported.
- **Pool plan** - plan view include all amenities such as water features, diving boards, slides, handholds, ladders, stairs, and deck seats.
- **Electrical plan** - calculation of existing electrical service including new electrical equipment loads. Indicate location of at least one 20-ampere receptacle outlet located a minimum of 6' from and not more than 20' from the inside wall of pools, and outdoor spas and hot tubs and location of new panel on plans. Indicate GFCI protection for all 125-volt receptacles located within 20 feet of the inside walls of pools and outdoor spas and hot tubs.
- **Mechanical plan** – location, type and size of heater, including method of venting and distance of vent termination to property lines and openings into adjacent buildings.

PLAN REQUIREMENTS (Commercial)

- **Key plan/site plan** fully dimensioned and indicating property lines, any existing construction, overhead/underground utilities, retaining walls, new pool, access barrier, safety devices, glazing within 60" of waters edge, and pool equipment (including fuel source).
- **Barrier details** – Include all barrier specifications/details and locations.
- **Retaining walls** – Location of any new retaining walls noted on plans including height, length and any surcharge supported.
- **Pool plan** including plan view, cross-sections, and entrapment protection from suction outlets, and type of construction. Include all amenities such as water features, diving boards, slides, handholds, ladders, stairs, and deck seats.
- **Electrical plan** - calculation of existing electrical service including new electrical equipment loads. Indicate location of at least one 20-ampere receptacle outlet located a minimum of 6' from and not more than 20' from the inside wall of outdoor spas and hot tubs and location of new panel on plans. Indicate GFCI protection for all 125-volt receptacles located within 20 feet of the inside walls of pools and outdoor spas and hot tubs.
- **Mechanical plan** – location, type and size of filtration system; location and means of wastewater disposal; means of adding make-up water; type of backflow preventer; and type and size of heater, including method of venting and distance of vent termination to property lines and openings into adjacent buildings. Gas line isometric details including size, type, lengths of all existing and new gas lines, BTU input rating and capacity in cubic foot of gas per hour of all appliances and equipment. Fuel type including inlet pressure, pressure drop and specific gravity.
- **Structural Requirements:** Structural calculations are required to be sealed by a Georgia Licensed Design Professional. Structural calculations must consider surcharge loads from existing and new construction including retaining walls, pools, water features, etc. All structural engineering requirements are to be shown on the plans; for shotcrete or gunite pools, indicate reinforcing steel size, reinforcing steel spacing, and thickness of walls. Provide an ICC Evaluation Report, engineering or other listing information for fiberglass or vinyl lined pools.

PLAT REQUIREMENTS FOR PERMIT APPLICATIONS

Plat on which floodplain areas, waterbodies, watershed protection buffers, setbacks and easements are indicated. This plat or survey must also indicate the following:

- Location of all existing and proposed structures drawn to scale and identified (house, barn(s), swimming pool, garage, etc.)
- Location of septic tank, field and replacement field sited by the Environmental Health Department (Suite 200).
- Dimensions of proposed structure (length and width).
- Distance lines drawn from each property line to the decking of the proposed structure/pool.
- Location and shape of all existing and proposed driveways.

NOTE: For pools located within 2 feet of minimum setback, floodplain and/or watershed protection areas, a signed/sealed Surveyor's Certification shall be submitted to and approved by the Planning & Zoning Department and Stormwater Department after excavation and the placement of forms and reinforcing steel, but prior to the placement of any concrete, shotcrete or gunite. For pre-manufactured pools, the survey shall be submitted and approved by to the Planning & Zoning Department and Stormwater Department after excavation, but prior to the placement of the pool shell.

All information must be to scale, legible and in ink.

SWIMMING POOL FEE SCHEDULE

	\$ 50.00 Pool Permit Fee
	\$ 50.00 Electrical Permit Fee
	<u>\$ 50.00 Mechanical Permit Fee</u>
Total Fee	\$100.00
	-or-
	\$150.00

HELPFUL TELEPHONE NUMBERS

CALL BEFORE YOU DIG	811
Fayette County Clerk of Superior Court	770-716-4290
Environmental Health (Septic Tanks/Fields) – Suite 200	770-305-5415
Fayette County Permits & Inspections Department – Suite 201	770-305-5403
Fayette County Stormwater Department – Suite 203	770-305-5410
Fayette County Planning & Zoning Department – Suite 202A	770-305-5419